

53 Millard Street, Eaton, WA 6232

House For Sale

Tuesday, 2 July 2024



53 Millard Street, Eaton, WA 6232

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 761 m2

Type: House



Cam Marra

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Offers Over \$499,000

Nestled in the heart of Eaton, 53 Millard Street presents a fantastic opportunity for both savvy investors and growing families. This three-bedroom, two-bathroom home offers loads of potential, set on a generous 761m² block with plenty of room for entertaining and enjoy side access for boat, trailer or caravan. With the open-plan kitchen, dining and living area there is plenty of room for the whole family to gather. Don't miss out on the fantastic opportunity to own a piece of Eaton's sought-after real estate. Get in quick, this property will not last long! For more information or to arrange a private viewing, call exclusive selling agent Cam Marra today!

PROPERTY FEATURES YOU'LL LOVE

- Master bedroom with walk-in robe and ensuite
- Two minor bedrooms with ceiling fans and built-in robes
- Second bathroom
- Well-appointed kitchen with ample storage
- Open plan kitchen, living, dining area with split system air conditioner
- Separate theatre room with ceiling fan
- Enclosed generous-sized patio for entertaining
- Secure backyard, perfect for children or pets
- Side access
- 6m x 5m approx. shed
- Established lawn and gardens
- Single carport but plenty of parking room
- Seven solar panels

LOCATION FEATURES NEARBY

- Eaton Primary School – 700m
- Eaton Fair shopping Centre – 1.8km
- Eaton Community College – 2.2km
- Bunbury CBD – 9.2km

Built: 1993

- Land size: 761m²
- Land rates: \$ approx. P/YR
- Water rates: \$ approx. P/YR*

Rental appraisal: After careful consideration of the current rental market, we believe that the above property could attain a rental return of \$520-\$560 per week. Please note this is not a sworn evaluation and the price is subject to change with market conditions and rental demand at the time of marketing.